

Downtown Grocer Program

The City of Montgomery's Downtown Grocer Program is intended to provide an incentive for grocery stores to locate in the core of downtown, becoming part of, and a partner in, its revitalization.

While consumer interest in a downtown grocer has been high for a decade, the demand for one, and downtown's ability to sustain one, has been growing steadily over the last five years in particular. There has long been a substantial worker and visitor presence downtown; in addition, now the quantity of residential units existing and planned as part of private investment in the downtown core has increased such that the City seeks a private-public partnership to make it happen.

***The Downtown Grocer Program offers a rebate of up to 1.75 percent
(or 1.75 cents per dollar spent) of sales tax to the first grocer
to be eligible, to open up, and to maintain its eligibility for a full year.***

Eligible areas of the downtown core



Downtown Grocer Program (*continued*)

Program eligibility:

- The Program is for a Grocery/Market making at least 75% of revenue from packaged groceries.
- The store must be a minimum of 5,000 square feet in size.
- The store must be part of a multi-user/use project and not in a single, standalone building.
- The store/project must comply with all SmartCode zoning.
- Single-story projects are eligible for three years of rebate. Multi-story projects are eligible for six years of rebate.

Additional information:

The sales tax rebate will be remitted only after a qualified business has been open for a 12-month consecutive period. At that time, the first twelve month rebate will be remitted and thereafter will be remitted annually.

The sales tax rebate is available only to the first grocery/market to open and able to maintain eligibility for a full year.

The sales tax rebate is applicable within the City's jurisdiction and does not extend to purchases outside of its jurisdiction.

The scope and quality of development proposals will be considered. Other terms and conditions may apply. Specific information will be requested from developer and/or grocer. The City reserves the right to accept or reject any/all proposals.

***The program will be open for applicants from October 1, 2014,
until November 1, 2016.***

***For information, contact Mac McLeod, Director, at 334-625-2737
or email him at mmcleod@montgomeryal.gov***

